

## FOR LEASE

5073 Silver Peaks Ave Dacono, CO 80514

# LONG'S PEAK BUSINESS CENTER

## BUILDING DETAILS

PROJECT SIZE	42,313 SF
LEASE RATE	\$6.50-\$10 / SF
ESTIMATED EXPENSES	\$4.01 / SF
LOADING	Drive-In
CLEAR HEIGHT	18 FT
ZONING	I-1
CITY & COUNTY	Dacono / Weld
PARKING	3/1,000sf
AVAILABLE SF	Up To 9,000 SF
TI ALLOWANCE	Negotiable



## ADDITIONAL FEATURES

- ▶ Flex Industrial Space
- ▶ I-25 Frontage / Building Signage Available
- ▶ Convenient - 2 exits off of I-25
- ▶ Office / Industrial / Retail uses allowed



## DESCRIPTION

Long's Peak Business Center is a for-lease commercial development. The development consists of two buildings totaling approximately 80,300 square feet. Unit sizes range from approximately 2,850 square feet up to 80,000 square feet. The project features drive-up overhead doors, fenced yards, 18' clear height, dock high loading, generous I-25 frontage and mountain views. Resolute constructed the buildings to the highest standard of quality. Silver Peaks is uniquely designed, allowing for office, industrial and retail uses. The new development is located on the Southeast corner of I-25 and Highway 52. It has great visibility from I-25 allowing for incredible signage opportunities promoting business identities.



**JAMES O'MALLEY**

EMAIL [jomalley@resoluteinv.com](mailto:jomalley@resoluteinv.com)

PHONE 303.645.0545

WEBSITE [www.resoluteinv.com](http://www.resoluteinv.com)

